



The City of Seattle

Landmarks Preservation Board

Mailing Address: PO Box 94649, Seattle WA 98124-4649

Street Address: 600 4th Avenue, 4th Floor

STAFF REPORT

LPB 243/20

Property Name: Shuey House

Address: 5218 16th Avenue NE

Features and Characteristics for which a Certificate of Approval is required:

See Ordinance No. 121274.

Summary of proposed changes: Removal of garage and two maple trees (9" and 11" DBH). Construction of a 2-story house in the side yard, with minor related site improvements.

PROPOSED MOTION FOR APPROVAL

I move that the Seattle Landmarks Preservation Board approve the application for the proposed garage demolition, site alterations, and new construction on the Shuey House property, 5218 16th Avenue NE, as per the attached submittal.

This action is based on the following:

1. The proposed removal of the garage affects the features specified in Ordinance No. 121274. However, the building is tertiary in nature to the main house, and its removal does not detract from significance of the property.
2. The proposed site alterations and new construction do not adversely affect the features or characteristics specified in Ordinance No. 121274, as the proposed size and location of the new structure is deferential to the historic house, and is compatible with the size and scale of the landmark, as per Standard #9 of the *Secretary of Interior's Standards for Rehabilitation*.

(motions continue onto the next page)

3. Were the adjacent new construction to be removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired, as per Standard #10 of the *Secretary of Interior's Standards for Rehabilitation*.
4. The other factors in SMC 25.12.750 are not applicable to this application.